



RESIDENCE

34 Cook Crescent, Motherwell, ML1 4WT

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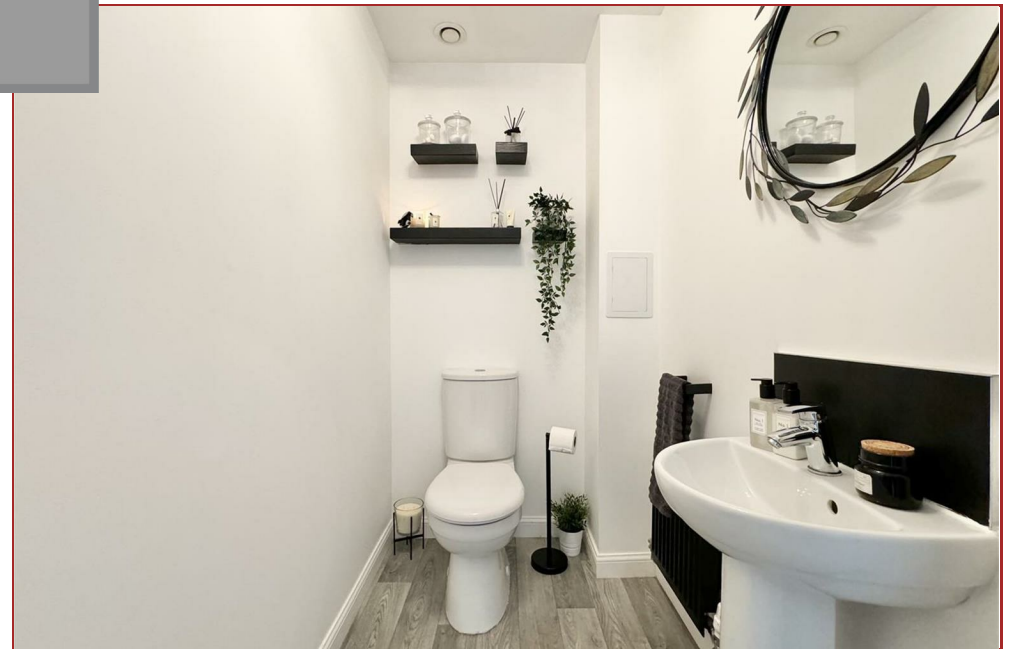


Viewing by appointment with Residence Hamilton

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RESIDENCE





3 Bedrooms | 1 Public Rooms | 2 Bathrooms

Impeccably well finished three bedroomed end terraced villa which is in true showhome condition throughout and is a true credit to the current owners.

Bright and airy throughout, sure to be popular family home comprises welcoming reception hallway with staircase leading to the upper floor, cloaks/wc with two-piece suite, formal bay windowed lounge and a open plan modern fitted dining sized kitchen which has been recently upgraded with aspects and double glazed French doors leading to the rear well maintained landscaped garden. On the upper floor there are three well proportioned bedrooms and a modern three piece family bathroom.

Features of the property include gas fired central heating and double glazing.

There is a monoblock driveway to the front and side whilst the gardens to the rear have been well-designed and maintained with decorative patio, artificial lawn and high timber fencing.

Located within the Ravenscraig development, close to Motherwell town centre, there is a wide range of amenities on offer locally including nurseries, schools and colleges. Restaurants, bars, shops and supermarkets as well as state of the art sports facilities are also located nearby. Strathclyde Park is just a short distance away for leisure activities. Motherwell train station located within the town centre is close by and offers services to both Glasgow and Edinburgh whilst motorway links include the M74 and M8 allowing easy commuting throughout the central belt and beyond.

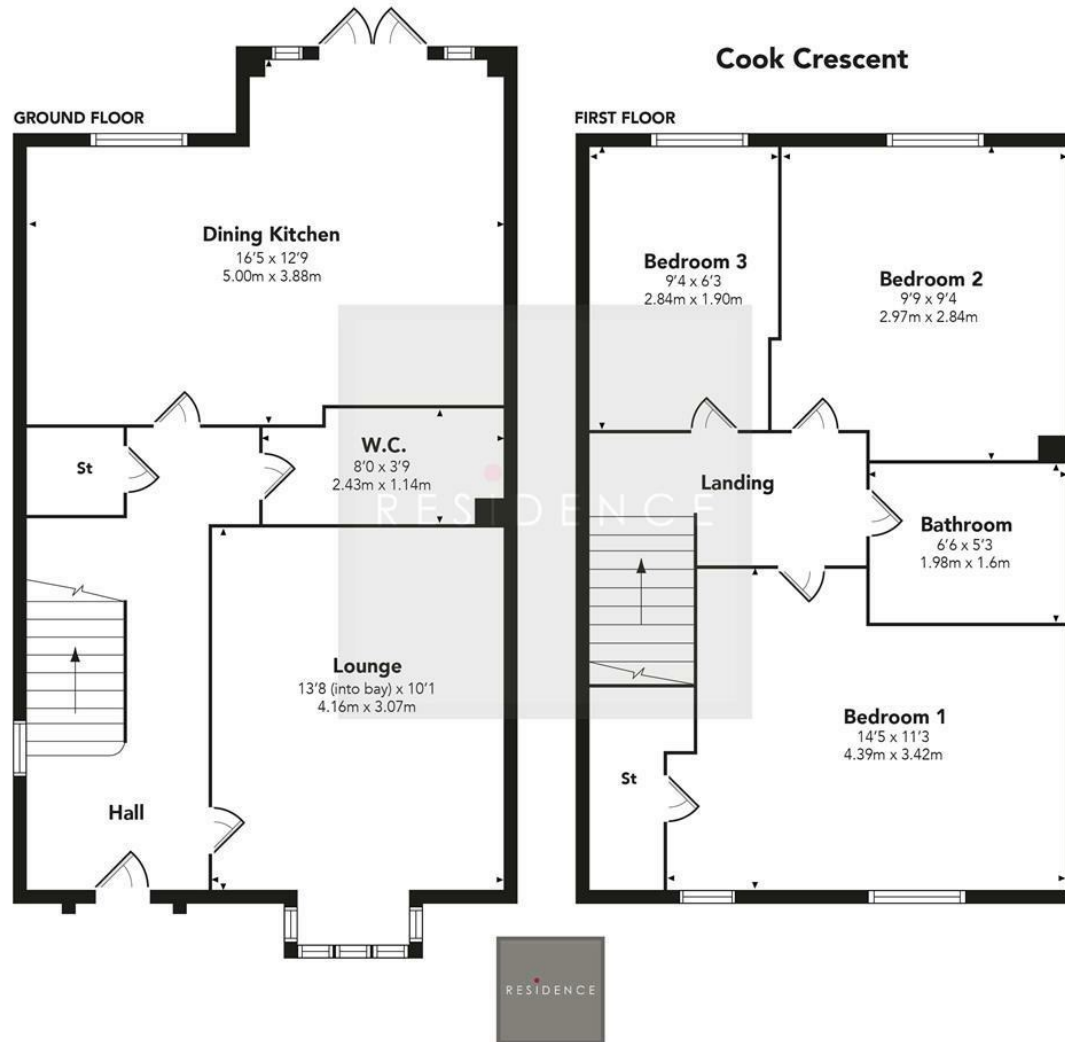


904.17 sq ft | EER = C



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Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.